

**This order is SIGNED.**

**Dated: May 29, 2019**



**R. KIMBALL MOSIER  
U.S. Bankruptcy Judge**



Armand J. Howell, Bar Number 10029  
Benjamin J. Mann, Bar Number 12588  
Brian J. Porter, Bar Number 14291  
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File No: 33543

**IN THE UNITED STATES BANKRUPTCY COURT  
FOR THE DISTRICT OF UTAH  
CENTRAL DIVISION**

In re:

VIOLETA GAITAN

Debtor.

Bankruptcy Case No. 19-23154 RKM  
Chapter 7

**ORDER TERMINATING AUTOMATIC  
STAY AS TO NATIONSTAR MORTGAGE  
LLC D/B/A MR. COOPER**

Based upon the Motion for Relief filed by Nationstar Mortgage LLC d/b/a Mr. Cooper ("Secured Creditor"), previously filed with the Court, failure of the Debtor to object to Secured Creditor's Motion, and good cause appearing, the Court does hereby,

**ORDER AS FOLLOWS:**

1. That the automatic stay with respect to the following described real property:

Lot 37, Vistawest Subdivision Plat B, according to the official plat

thereof on file and of record in the office of the Salt Lake County Recorder;  
Commonly known as 9184 Judd Lane, a/k/a 9184 South Judd Lane, West Jordan, UT 84088;

be and is hereby modified and terminated as of the date hereof to permit Nationstar Mortgage LLC d/b/a Mr. Cooper and its successors and assigns to pursue its rights and remedies against the said property under applicable law.

2. That Secured Creditor and/or its successors and assigns may, at its option, offer, provide and enter into a potential forbearance agreement, loan modification, refinance agreement or other loan workout/loss mitigation agreement. Any such agreement shall be non-recourse unless included in a reaffirmation agreement.

3. This order shall be binding and effective despite any conversion of this bankruptcy case to a case under any other Chapter of Title 11 of the United States code.

END OF ORDER

**DESIGNATION OF PARTIES TO BE SERVED**

Service of the foregoing **ORDER TERMINATING AUTOMATIC STAY AS TO Nationstar Mortgage LLC d/b/a Mr. Cooper** shall be served to the parties and in the manner designated below:

**By Electronic Service:** I certify that the parties of record in this case as identified below, are registered CM/ECF users and will be served notice of entry of the foregoing Order through the CM/ECF system:

Mary M. Hunt  
Chapter 7 Trustee  
hunttrustee@dorsey.com  
hunt.peggy@dorsey.com  
UT18@ecfcbis.com

Laura Ferrin  
Debtor's Attorney  
laura@lauraferrinlaw.com  
ecfnotices@outlook.com

United States Trustee  
USTPRegion19.SK.ECF@usdoj.gov

Brian J. Porter  
HALLIDAY, WATKINS & MANN, P.C.  
Secured Party's Attorney  
brian@hwmlawfirm.com

**By U.S. Mail:** In addition to the parties of record receiving notice through the CM/ECF system, the following parties should be served notice pursuant to Fed. R. Civ. P. 5(b).

Violeta Gaitan  
4933 Morning Laurel Lane  
West Jordan, UT 84081

/s/ Brian J. Porter  
Brian J. Porter